

MINUTES OF A REGULAR MEETING OF THE FORT PIERCE REDEVELOPMENT AGENCY, HELD IN THE CITY HALL COMMISSION CHAMBERS, 100 NORTH U.S. #1, FORT PIERCE, FLORIDA, AT 5:30 P.M. ON MONDAY, OCTOBER 21, 2019.

1. **CALL TO ORDER**- Chairwoman Linda Hudson called the meeting to order at 5:30PM.

2. **PLEDGE OF ALLEGIANCE**

3. **ROLL CALL**

Present: Chairperson Linda Hudson; Commissioner Rufus Alexander; Commissioner Jeremiah Johnson; Commissioner Thomas Perona

Absent: Commissioner Reginald Sessions

Staff Present: City Clerk Linda Cox
City Manager Nicholas Mimms
City Attorney Peter Sweeney

Commissioner Reginald Sessions arrived at 5:33 P.M.

4. **APPROVAL OF MINUTES**

- a. Approval of minutes from the special meetings held on June 13, 2019, Closed Session, June 13, 2019 Public Session, July 15, 2019 and September 9, 2019.

Motion was made by Commissioner Rufus Alexander, seconded by Commissioner Jeremiah Johnson to approve all minutes.

AYE: Chairperson Linda Hudson, Commissioner Rufus Alexander, Commissioner Jeremiah Johnson, Commissioner Thomas Perona

Passed

5. **COMMENTS FROM THE PUBLIC**

John Tompeck, 6a

6. **NEW BUSINESS**

- a. Direction as how to proceed with the future sale of final bonus Voluntary Cleanup Tax Credit Certificate E101044 in the amount of \$500,000 from Florida Department of Environmental Protection for the remediation of the former H.D. King Plant site.

Mr. Nicholas Mimms, City Manager announced that the cleanup of the H.D. King Plant site has been finished. As a result, they identified a bonus voluntary cleanup tax credit for \$500,000. Mr. Mimms presented his idea to re-invest the additional funds in the community by means of programs and infrastructure. The Board liked the proposal but expressed their need for information on the agreement that was made with FPUA and if there is an overriding resolution identifying whether the funds were required to go to FPUA. The item will be re-visited on the November 12, 2019 special meeting.

- b. Approval of the lease agreement between the Fort Pierce Redevelopment Agency and The Lindsay School of the Arts, Inc. to lease and improve the Old St. Anastasia Catholic School.

Mr. Mimms presented a lease agreement between the City of Fort Pierce and the Lindsay School of the Arts for the Old St. Anastasia Catholic School building. This is a 20- year lease in which the tenants have agreed to pay the utilities, provide maintenance, and make improvements on the facilities. Commissioner Perona brought up the idea to give the tenants minimum expectations for repairs and improvements within the first year of the lease. Commissioner Johnson established that the City, as a landlord, should have access to the property. In regard to parking, Commissioner Alexander wanted to make sure that the church and surrounding businesses could benefit from the parking spaces. Commissioner Sessions commented that the tenants should not be set up for failure with the expectations from the City.

Motion was made by Commissioner Jeremiah Johnson, seconded by Commissioner Reginald Sessions to approve the lease as presented.

AYE: Chairperson Linda Hudson, Commissioner Rufus Alexander, Commissioner Jeremiah Johnson, Commissioner Thomas Perona, Commissioner Reginald Sessions

Passed

- c. Request for the utilization of property located at 1134-1138 Avenue D on behalf of Lincoln Park Young Professionals, Allegany Franciscan Ministries' B.O.O.M. Grant Recipient

Ms. Upendo Shabazz, Staff Lead of the Common Good Initiative, presented an overview of the concept. The Council for the Common Good provided two consultants to develop the ideas presented by the Lincoln Park Young Professionals. Ms. Sherryl Muriente, accompanied by Ms. Amie Calisti, from LB Limited, LLC presented the business plan and conceptual design of 'The Root' initiative. Mr. Bruce Lewis, on behalf of the Lincoln Park Young Professionals requested to be considered for use of the property. Mr. Mimms assured that the property has been declared as surplus of the FPRA. Commissioner Perona asked to make sure that the Lincoln Park Theatre is included in the bidding process. In his comments, Commissioner Sessions thanked the Allegany Ministries for choosing Fort Pierce, as their programs have been a blessing to the community.

Motion was made by Commissioner Reginald Sessions, seconded by Commissioner Thomas Perona to put the property up for bid.

AYE: Chairperson Linda Hudson, Commissioner Rufus Alexander, Commissioner Jeremiah Johnson, Commissioner Thomas Perona, Commissioner Reginald Sessions

Passed

- 7. **STAFF COMMENTS-** No comments from the staff.
- 8. **BOARD COMMENTS-** No comments from the Board.
- 9. **ADJOURNMENT-** Chairwoman Hudson adjourned the meeting at 6:27 P.M.

ATTEST:

CITY CLERK

CHAIRPERSON